

**WORKSHOP ITEM SUMMARY SHEET**  
**VILLAGE COUNCIL MEETING**  
**February 5, 2025**

---

**Agenda Item:**

Property Acquisition Update

**Description:**

Prior to the Village's incorporation, roadways throughout Estero were designed with relatively narrow rights-of-way, sidewalks next to the road, and limited landscaping. As the Village works through each of these roadways, building sidewalks away from the road and installing more landscaping, additional right of way is required.

Since incorporation, the Village has worked with adjacent property owners to obtain easements or right of way at no cost for the Village. This was done with the understanding the Village is spending a substantial amount of money to improve the roadway, which will benefit the property owners greatly.

This has worked well in most cases, but the Village has encountered several property owners that require payment for the easement or refuse to provide the required easement. This has resulted in project delays.

**Corkscrew Road:**

Property acquisition along Corkscrew Road is mostly finished with only two parcels remaining, The Club at Grandezza and the Dental Care/Dominos parcel in front of Publix. The Club at Grandezza had a few concerns that we believe our consultant has worked through. We are expecting to obtain the easement shortly. The owner of the Dental Care/Dominos parcel originally requested payment for the easement, which our consultant was working on. Recently the property owner has been unresponsive to requests regarding the easement.

**Sandy Lane:**

While The Village Council has delayed the Sandy Lane project, our consultant has continued to pursue property acquisition. The Village requires easements on seven (7) separate properties along the Estates at Estero River Community. We have been working with them for several years to obtain each easement. Their HOA Board recently voted to approve providing one of the easements to the Village and withhold the others. Note: four of the easements are over private residential lots. It has been difficult for our consultant to contact several of the private property owners.

**Financial Impact:**

Financial impacts are not known at this time.

**Prepared by: David Willems, P.E.**

**Attachments:**

1. Corkscrew Road Construction Plans Sheets
2. Sandy Lane Construction Plans Sheets